

Reunión Comunitaria en Del Ray

Sábado, 1 de Febrero de 2020

10:00 am a 12:00 pm

Mount Vernon Recreation Center

2701 Commonwealth Ave

Open House in Del Ray

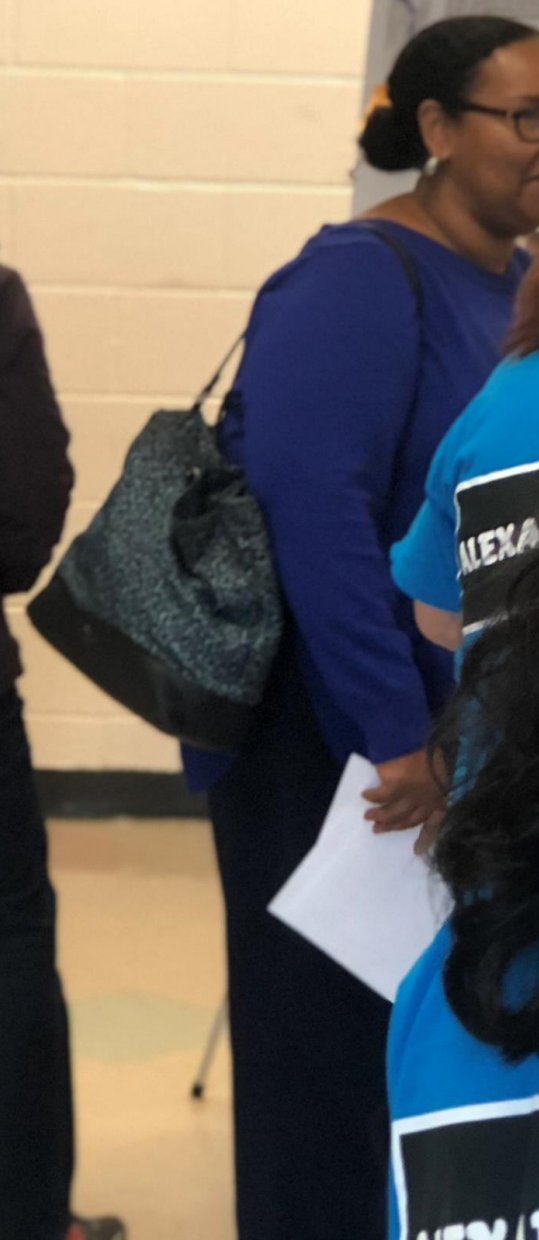
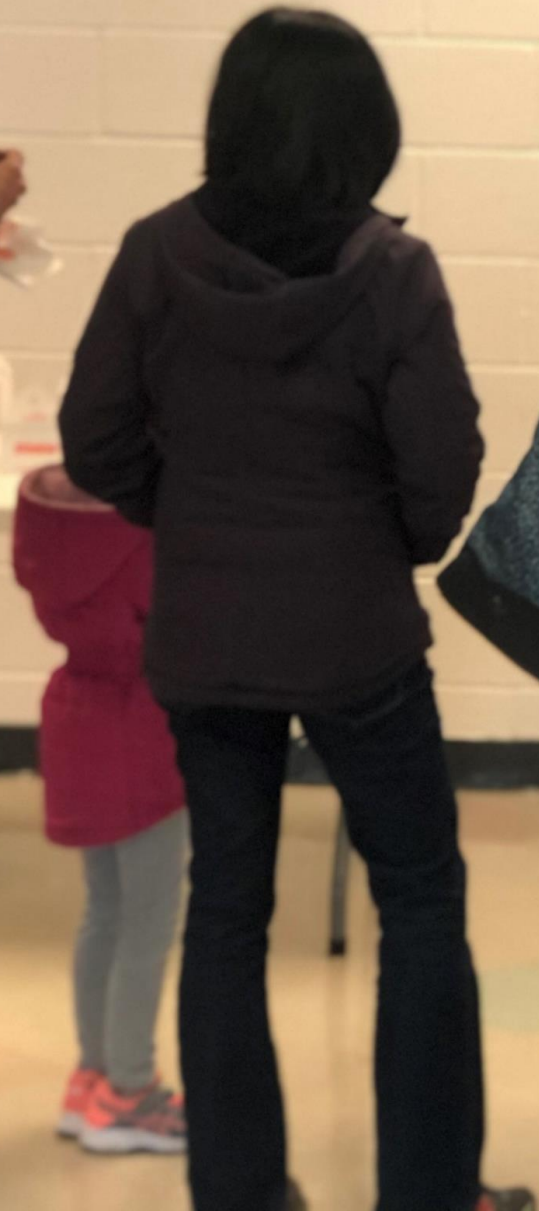
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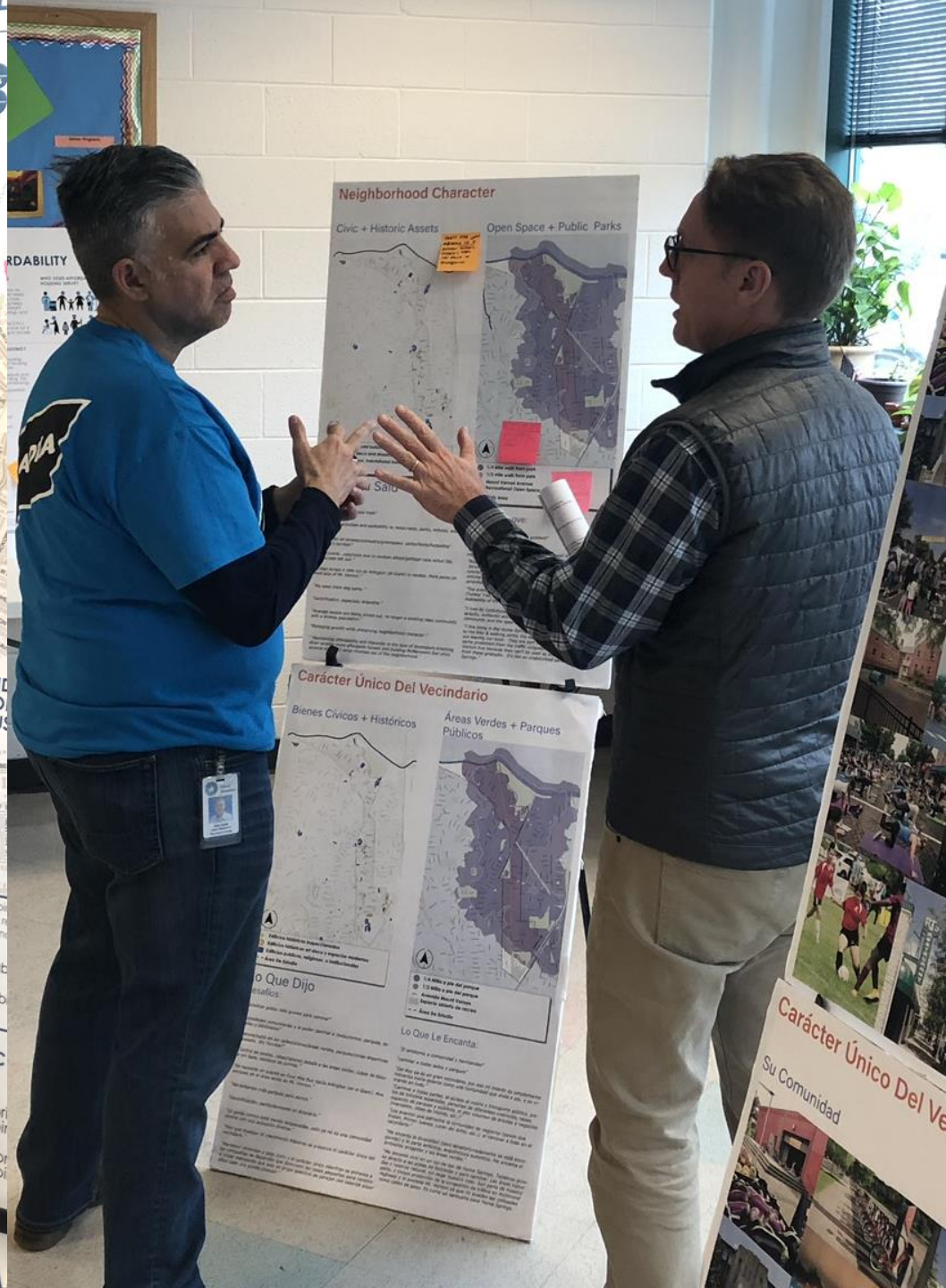
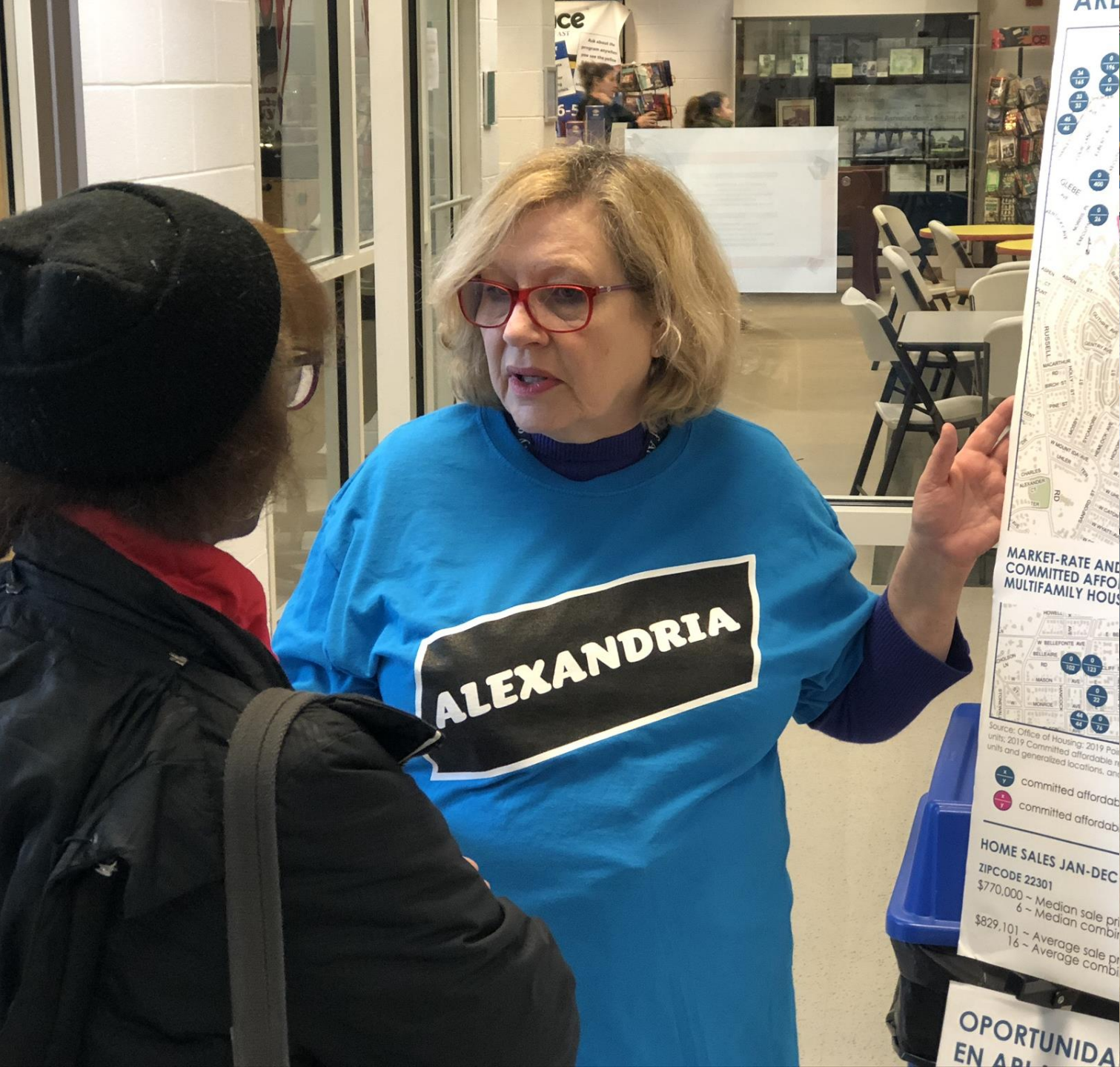
Mount Vernon Recreation Center

2701 Commonwealth Ave

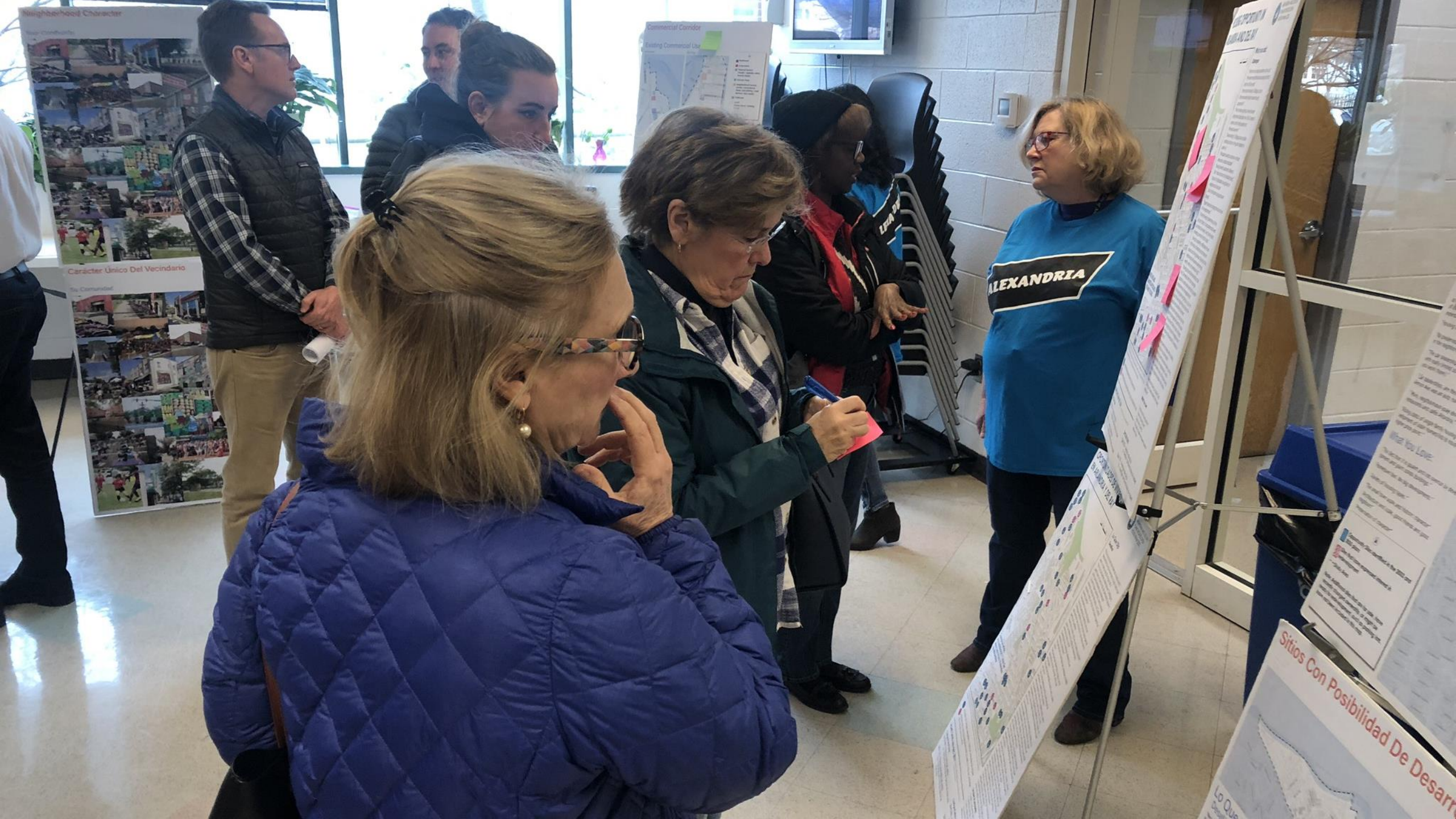












Neighborhood Character

Carácter Único Del Vecindario

Commercial Corridor

ALEXANDRIA

Sitios Con Posibilidad De Desarr

Community Planning Process to Update Plans for Arlandria and Del Ray

Why Update the Plans Now?



The Mount Vernon Avenue Business Plan and Action Plan for Arlandria were adopted in 2005 and 2003, respectively. There have been many changes in the neighborhoods and surrounding area since then including implementation of plan recommendations:

- Four Mile Run Conservatory
- Del Ray and Arlandria farmers markets
- Four Mile Run Restoration and Park expansion
- Additional park improvements and new parks
- Route 1 Transitway
- Many new and growing community organizations
- Expansion of community and regional festivals and events
- Pedestrian and bike improvements
- Restaurant and retail growth

In recent years, community members expressed concerns that can be addressed with a plan update, including:

- Preservation and expansion of housing affordability
- Small business retention
- Business district competitiveness
- Pedestrian and bike safety and accessibility
- Preservation of unique neighborhood and business district character
- Historic preservation

Change to some degree will occur in the neighborhoods from the introduction of the Potomac Yard Metro Station, Amazon, and Virginia Tech Campus. This update is an opportunity to address existing concerns and get ahead of plan for potential changes while addressing current and future community needs. The Plan(s) will serve to shape the future with the community as partners in the planning process.

Historic preservation and plan

Draft Timeline

New designs implemented according to plans

	October - December 2019	Community Conversations
PHASE 1:	February 2020	Planning Commission & City Council Briefings
	Spring 2020 - Summer 2021	Planning & Community Engagement
PHASE 2:	Spring - Summer 2021	Development and Draft Plan Review

What We've Been Up To

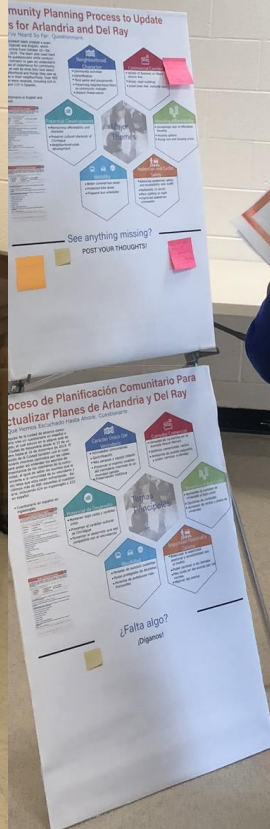
Street Outreach

City Staff walked the streets of Arlandria and Del Ray to engage community members and:

- Invite them to a community conversation
- Invite them to complete the pre-planning questionnaire

Community Conversations

- Arlandria: November 21, 2019, Cora Kelly Elementary School in Spanish with English translation.
- Del Ray: December 12, 2019, Mount Vernon Community School in English with Spanish translation available.

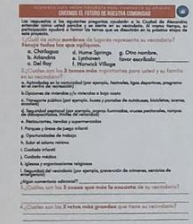


Community Planning Process to Update Plans for Arlandria and Del Ray

What We've Heard So Far: Questionnaire

The street outreach team created a questionnaire in Spanish and English, which was posted online from October 25–December 16, 2019. The team also used hard copies of the questionnaire while conducting mobile outreach to gain an understanding of issues of importance for community members as well as what they love about their neighborhood and things they saw as challenges in their neighborhood. Over 800 responses were received, including 624 in English and 233 in Spanish.

• Questionnaire in English and Spanish



Neighborhood Character

- Community activities
- Gentrification
- More parks and playgrounds
- Preserving neighborhood fabric as community changes
- Historic Preservation

Commercial Corridor

- Variety of business on Mount Vernon Ave
- Empty retail buildings
- Small town feel, walkable retail

Streetscape needs updated. Vegetation improvements. See also recommendations

Potential Development

- Maintaining affordability and character
- Preserve cultural character of Chirilaque
- Neighborhood-scale development

Major Themes

Housing Affordability

- Increasingly lack of affordable housing
- Housing options
- Rising rent and housing prices

Mobility

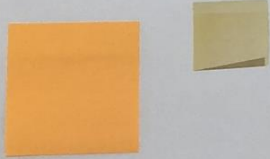
- Better covered bus stops
- Protected bike lanes
- Frequent bus schedules

Pedestrian and Cyclist Safety

- Balancing pedestrian safety and accessibility with traffic
- Walkability to stores
- More lighting at night
- Improved pedestrian crosswalks

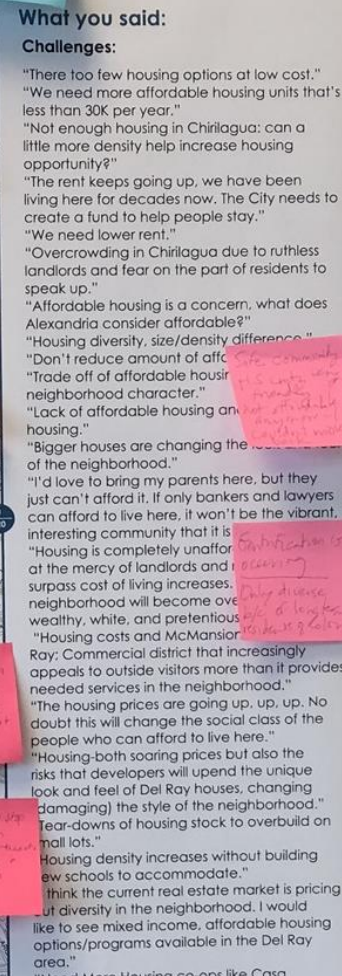
See anything missing?

POST YOUR THOUGHTS!



Did not get notice of Monday meeting. English interpreted. English speaking. Barbed

Initial development
spans both, or
physically, but cannot
City says make it all
out a constraint



"There too few housing options at low cost."
 "We need more affordable housing units that's less than 30K per year."
 "Not enough housing in Chirilagua: can a little more density help increase housing opportunity?"
 "The rent keeps going up, we have been living here for decades now. The City needs to create a fund to help people stay."
 "We need lower rent."
 "Overcrowding in Chirilagua due to ruthless landlords and fear on the part of residents to speak up."
 "Affordable housing is a concern, what does Alexandria consider affordable?"
 "Housing diversity, size/density difference."
 "Don't reduce amount of affordable housing."
 "Trade off of affordable housing for neighborhood character."
 "Lack of affordable housing on housing."
 "Bigger houses are changing the character of the neighborhood."
 "I'd love to bring my parents here, but they just can't afford it. If only bankers and lawyers can afford to live here, it won't be the vibrant, interesting community that it is."
 "Housing is completely unaffordable at the mercy of landlords and surplus cost of living increases."
 "Neighborhood will become over-wealthy, white, and pretentious."
 "Housing costs and McManis Ray Commercial district that increasingly appeals to outside visitors more than it provides needed services in the neighborhood."
 "The housing prices are going up, up, up. No doubt this will change the social class of the people who can afford to live here."
 "Housing-both soaring prices but also the risks that developers will upend the unique look and feel of Del Ray houses, changing (damaging) the style of the neighborhood."
 "Tear-downs of housing stock to overbuild on small lots."
 "Housing density increases without building new schools to accommodate."
 "I think the current real estate market is pricing out diversity in the neighborhood. I would like to see mixed income, affordable housing options/programs available in the Del Ray area."

What You Love:

- “Location and housing options.”
- “Variety of housing types.”
- “Single family housing.”
- “The variety of older and newer different styles.”

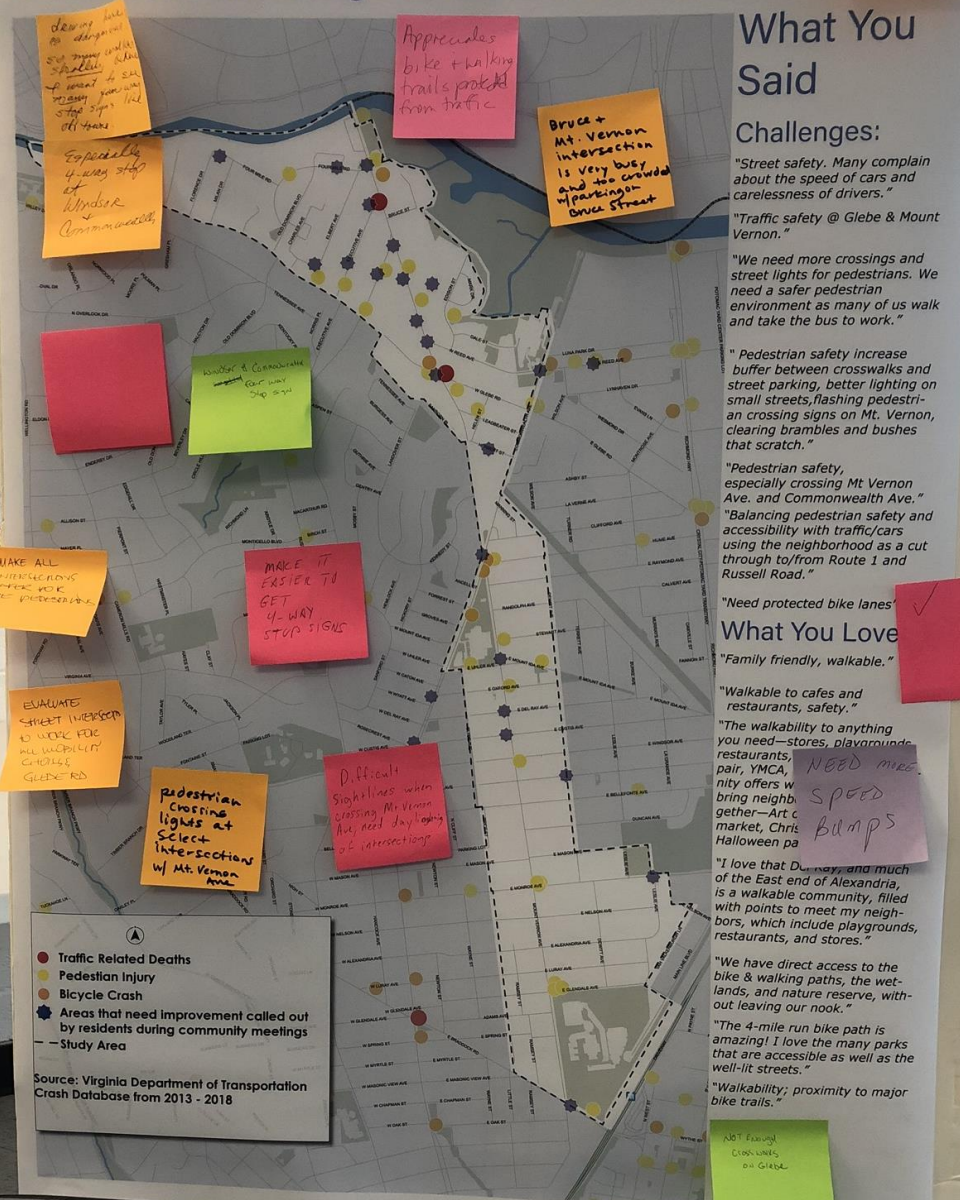
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- Median sale price
- Median combined days on market
- Average sale price
- Average combined days on market

... ..

Pedestrian and Cyclist Safety

Crash Data Involving Pedestrians and Cyclists



What You Said

Challenges:

"Street safety. Many complain about the speed of cars and carelessness of drivers."

"Traffic safety @ Glebe & Mount Vernon."

"We need more crossings and street lights for pedestrians. We need a safer pedestrian environment as many of us walk and take the bus to work."

"Pedestrian safety increase buffer between crosswalks and street parking, better lighting on small streets, flashing pedestrian crossing signs on Mt. Vernon, clearing brambles and bushes that scratch."

"Pedestrian safety, especially crossing Mt. Vernon Ave. and Commonwealth Ave."

"Balancing pedestrian safety and accessibility with traffic/cars using the neighborhood as a cut through to/from Route 1 and Russell Road."

"Need protected bike lanes"

"Family friendly, walkable."

What You Love

"Walkable to cafes and restaurants, safety."

"The walkability to anything you need—stores, playgrounds, restaurants, YMCA, nity offers w bring neighbors together—Art c market, Chris Halloween pa

"I love that Duany, and much of the East end of Alexandria, is a walkable community, filled with points to meet my neighbors, which include playgrounds, restaurants, and stores."

"We have direct access to the bike & walking paths, the wetlands, and nature reserve, without leaving our nook."

"The 4-mile run bike path is amazing! I love the many parks that are accessible as well as the well-lit streets."

"Walkability; proximity to major bike trails."

Bus Transit

by Network

Crash Data Involving P

Seguridad Peatonal Y Ciclista

Data De Atropellos Envolviendo

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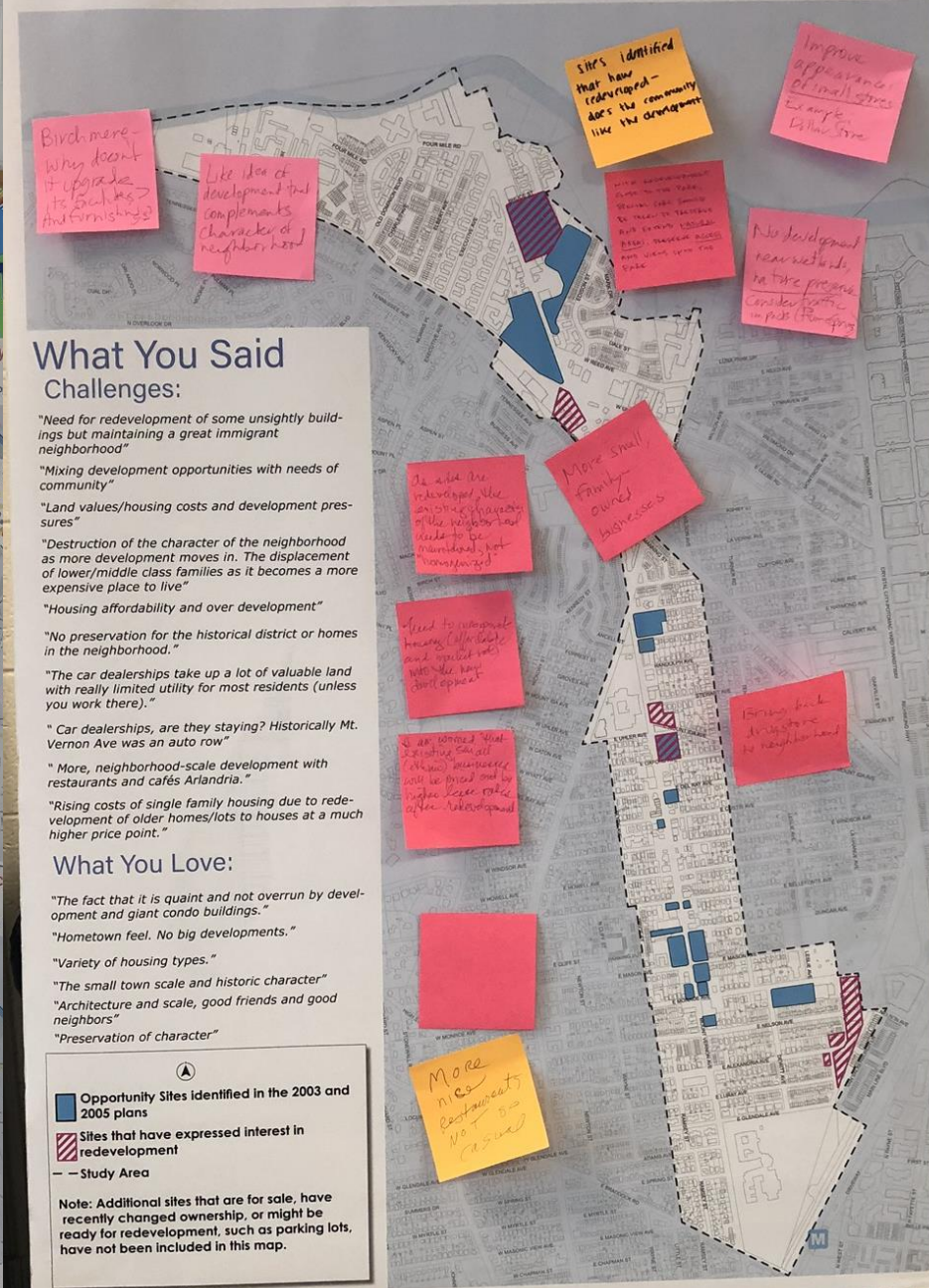
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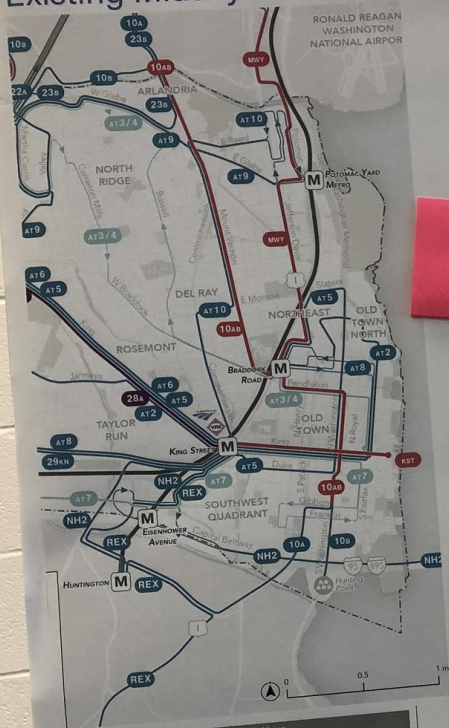
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Potential Development Sites



Mobility - Bus Transit

Existing Midday Network



Alexandria Transit Vision Existing Midday Network

Midday Frequency	Metrorail line + station	To Pentagon Station
10-15 min or better	Metroway	Office/Mixed Use
16-25 min	DASH bus route	Residential Complex
26-40 min	WMATA bus route	Retail Center
41-60 min		Educational Institution

Note: This map only shows existing routes. Routes are shown in red. The map is not to scale.

What You Said Challenges:

"Better covered bus stops. All the bus stops in Shirlington have people using them, yet not all have a shelter. Shelters should have people using them, yet not all have a shelter. Shelters should have seating and a proper roof to cover from snow, rain and sun."

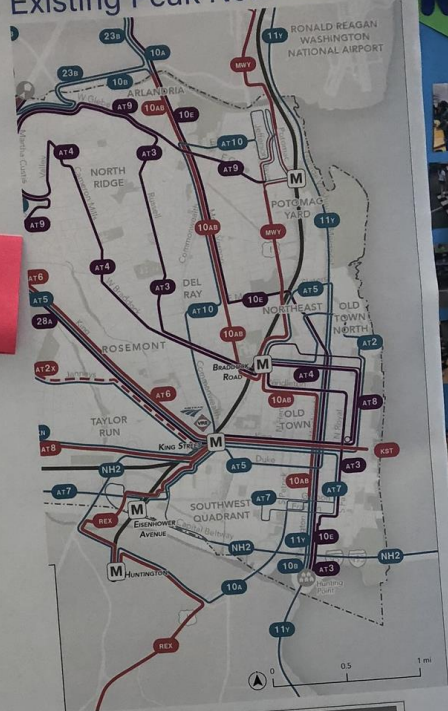
"We need more protection for people when they wait for the bus. People get wet when it rains, and it's also bad when it snows and it is so hot. There are a lot of people in all bus stops that need to be protected. The City wants to get more people on buses in the future, but they don't take care of the people who have been taking the bus for years."

"Additional local bus routes/trolleys could help alleviate some pressure."

"When we have snow, the City doesn't clean up the side walks for people to walk to bus stops. It's very dangerous."

"The bus schedules could also be better, as there are times when several buses pass at once, and then 30-minute intervals when nothing comes along."

Existing Peak Network



Alexandria Transit Vision Existing Peak Network

Peak Frequency	Metrorail line + station	To Pentagon Station
10-15 min or better	Metroway	Office/Mixed Use
16-25 min	DASH bus route	Residential Complex
26-40 min	WMATA bus route	Retail Center
41-60 min		Educational Institution

Note: This map only shows existing routes. Routes are shown in red. The map is not to scale.

What You Love:

"Love the BRT on route 1, use it often."

"Bus stop from Park Square to next block, United Bank."

"Bus system is great."

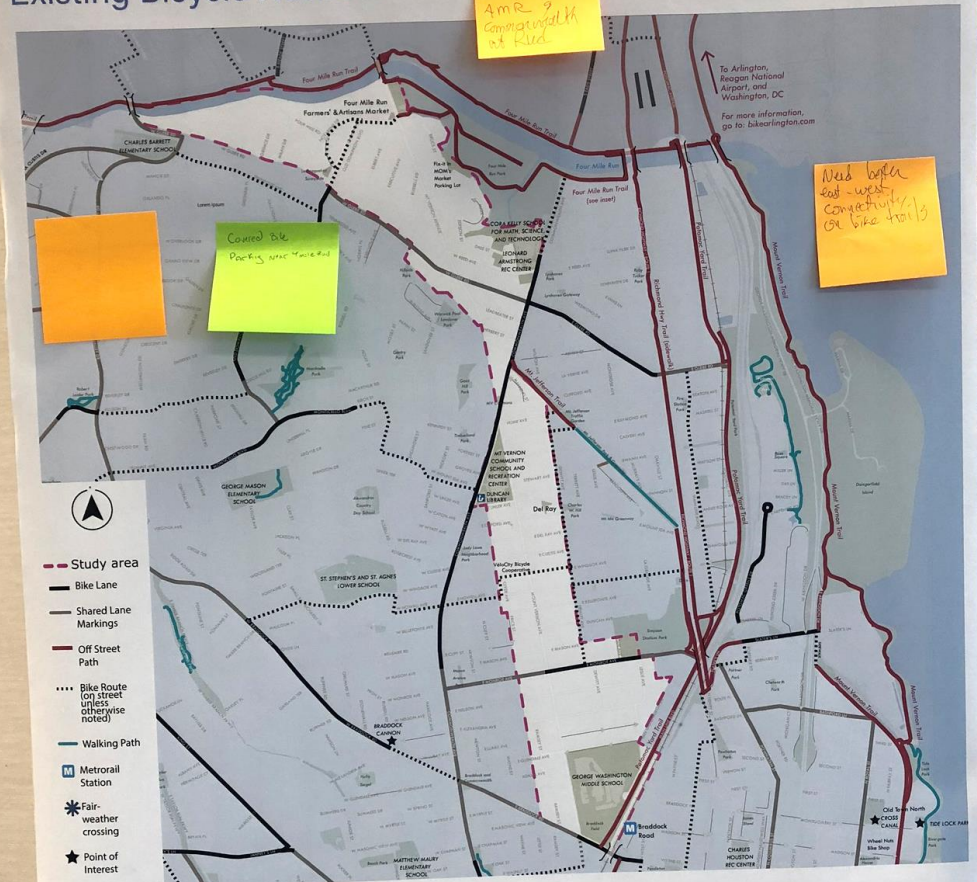
"Conveniently located to mass transit - buses, metro"

"All the transit options are a big positive"

"Being able to walk or bus to everything I need"

Mobility

Existing Bicycle Network



What You Said Challenges:

"South end of Mt. Vernon needs streetscaping and unity with metro, need protected bikelines, underground electric."

"My kids don't ride their bikes as often because it's not safe on the streets."

"I worry about pedestrian/bike safety, especially since so many children walk/bike to school here. I worry that not every cross street has a 4-way stop and children don't always pay attention to that."

"Hume Springs is very disconnected from the rest of the Arlington and Del Ray on account of Glebe Rd and Northern Mt Vernon Ave. The roads/intersection are very difficult to navigate on a bike or on foot."

"Maintain and enhance safe and pleasant bike and pedestrian infrastructure."

What You Love:

"Walkability; proximity to major bike trails"

"The ability of neighborhood kids to ride bikes on our residential streets."

"Access to many different VA enclaves - Shirlington and Crystal City by bike, Del Ray and Potomac yard by foot. Beautiful parks and open spaces."

"Commonwealth bike lane."

"The parks with their trails and green spaces. In particular, connections to regional bike trails. And it's nice that there is a grocery store (Mom's) that is a pleasant walk for us in Hume Springs."

"The 4-mile run bike path is amazing! I love the many parks that are accessible as well as the well lit streets."

"The Del Ray shops and atmosphere. Old Town and the waterfront *Bonus: the bike path that runs from E. Brodbeck Road to Crystal City."

Commercial Corridor

Existing Commercial Uses

